083.0	0003	0002.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	746,900 / 746,900
					USE VALUE:	746,900 / 746,900
					ASSESSED:	746,900 / 746,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
102		ALPINE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	WILLIAMS DOROTHY	
Owner 2:		
Owner 3:		
Street 1:	102 ALPINE ST	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry:
Postal:	02474	Type:

Own Occ: Y

PREVIOUS OWNER

Owner 1:	WILLIAMS PAUL E & DOROTHY -
Owner 2:	-
Street 1:	102 ALPINE ST
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

Cntry:

NARRATIVE DESCRIPTION

This parcel contains 4,500 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1929, having primarily Vinyl Exterior and 2048 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4500.000	358,400		388,500	746,900
Total Card	0.103	358,400		388,500	746,900
Total Parcel	0.103	358,400		388,500	746,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 364.70 | /Parcel: 364.7

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct	51954
GIS Ref	
GIS Ref	
Insp Date	10/19/18

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 083.0-0003-0002.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	358,500	0	4,500.	388,500	747,000	747,000	Year End Roll	12/18/2019
2019	101	FV	278,500	0	4,500.	383,000	661,500	661,500	Year End Roll	1/3/2019
2018	101	FV	278,500	0	4,500.	294,100	572,600	572,600	Year End Roll	12/20/2017
2017	101	FV	278,500	0	4,500.	277,500	556,000	556,000	Year End Roll	1/3/2017
2016	101	FV	278,500	0	4,500.	255,300	533,800	533,800	Year End	1/4/2016
2015	101	FV	262,900	0	4,500.	238,700	501,600	501,600	Year End Roll	12/11/2014
2014	101	FV	229,300	0	4,500.	219,800	449,100	449,100	Year End Roll	12/16/2013
2013	101	FV	229,300	0	4,500.	219,800	449,100	449,100		12/13/2012

!6764!

PRINT

Date	Time
12/10/20	21:29:07

LAST REV

Date	Time
07/22/19	10:01:05

apro

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 6764

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WILLIAMS PAUL E	960-83		8/4/2000	Family	1	No	No	4	
	765-159		1/1/1901			No	No		N

USER DEFINED

Prior Id # 1:	51954
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/4/2008	1482	Addition	55,000	O		G10	GR FY10	24X27 1 STORY ADDI
4/19/1996	133	Manual	7,890					GUTTERS/REP WDK

ACTIVITY INFORMATION

Date	Result	By	Name
10/19/2018	MEAS&NOTICE	HS	Hanne S
4/8/2014	Meas/Inspect	PC	PHIL C
2/25/2009	Measured	189	PATRIOT
11/6/2000	Hearing Chag		
1/14/2000	Meas/Inspect	163	PATRIOT
12/1/1981		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4500		Sq. Ft.	Site		0	70.	1.23	6									388,499						388,500	

Total AC/HA: 0.10331 | Total SF/SM: 4500 | Parcel LUC: 101 | One Family | Prime NB Desc: ARLINGTON | Total: 388,499 | Spl Credit | Total: 388,500

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREEN		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1929	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G10	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Good
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	125.00
Size Adj.:	1.16269529
Const Adj.:	0.98990101
Adj $ / SQ:	143.869
Other Features:	87219
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	440324
Depreciation:	81900
Depreciated Total:	358424

COMMENTS

PDAS. CHK REAR ADDITION 7/09.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	6	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

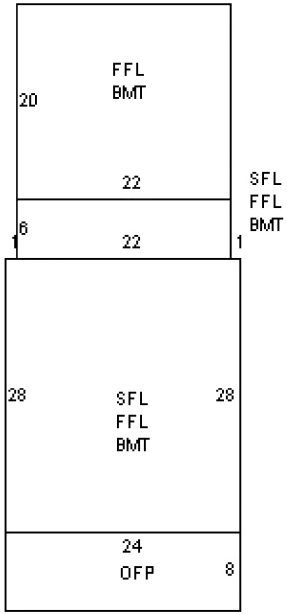
No Unit	RMS	BRS	FL
1	6	3	
Totals			
1	6	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	143.87
Special Features:	0	Val/Su Net:	102.87
Final Total:	358400	Val/Su SzAd	175.00

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	1,244	43.160	53,692
FFL	First Floor	1,244	143.870	178,973
SFL	Second Floor	804	143.870	115,671
OFP	Open Porch	192	24.840	4,769

Net Sketched Area:	3,484			Total:	353,105
Size Ad	2048	Gross Are	3484	FinArea	2048

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

083.0-0003-0002.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	